

File No: 2008070269
Prepared By & Return To:
Bridgforth & Buntin, PLLC
P. O. Box 241
Southaven, MS 38671
(601) 393-4450

8/18/08 8:44:39 ^{SS}
BK 591 PG 450
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

WARRANTY DEED

MONTCLAIR DEVELOPMENT GROUP, LLC

GRANTORS

TO

CARBINE & ASSOCIATES, LLC

GRANTEES

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS (\$10.00) cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, MONTCLAIR DEVELOPMENT GROUP, LLC, does hereby sell, convey and warrant unto CARBINE & ASSOCIATES, LLC the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

Lot 46, Phase I, Montclair Subdivision, situated in Section 23, Township 3 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 102, Pages 27-28, in the office of the Chancery Clerk of DeSoto County, Mississippi

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect, and further subject to all applicable building restrictions and restrictive covenants of record.

Taxes for the current year to be paid by Grantees.

Possession is to be given with delivery of Deed.

WITNESS the signature of the Grantors this 13th day of August, 2008.

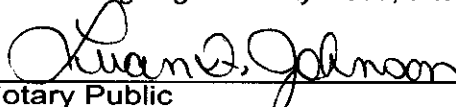
MONTCLAIR DEVELOPMENT GROUP, LLC

By: 

James Carbine - Chief Manager

STATE OF Mississippi
COUNTY OF DeSoto

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this the 13th day of August, 2008, within my jurisdiction, the within named James Carbine, who acknowledged that he is Chief Manager of Montclair Development Group, LLC, a Mississippi limited liability company, and that for and on behalf of the said Montclair Development Group, LLC, and as its act and deed he executed the above and foregoing Warranty Deed, after first having been duly authorized so to do.


Notary Public

Grantor's Address:

621 Bradley Court
Franklin, TN 37067
615-661-9995

Grantees' Address:

621 Bradley Court
Franklin, TN 37067
615-661-9995

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